COMM SW COR, RUN E 85 FT, N
1080.62 FT FOR POB, CONT N
361.80 FT, E 1235.48 FT, S

HUNT CAROL ANNE
493 SW BUCK CT
FORT WHITE, FL 32038

2027

20-7S-17-10027-121

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 02

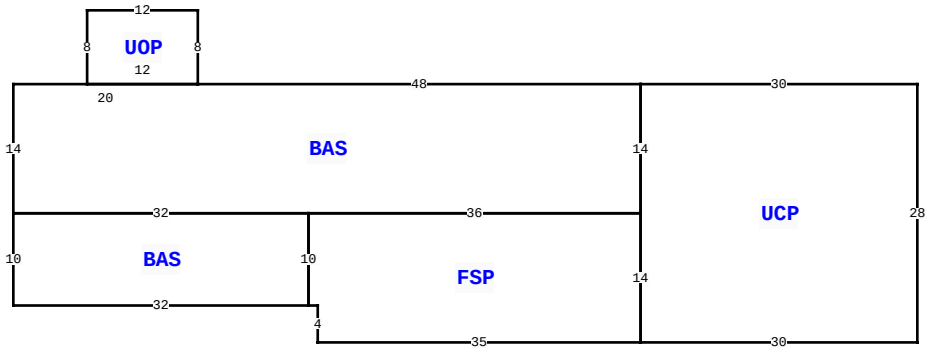
NEIGHBORHOOD/LOC 20717.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	320	100		320	8,748
BAS	952	100		952	26,024
FSP	500	40		200	5,467
UCP	840	20		168	4,592
UOP	96	25		24	656
TOTALS	2,708			1,664	45,487

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,664	113.9000	68.34	113,718	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1995 Heated Area: 1272 HX Base Yr 1995



493 SW BUCK CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
2	0327	STABLES-SM	0	100	36	60	2,160.00	UT	7.50	7.50	85	2017	2017	3	85	13,770	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	45,487
TOTAL MARKET OB/XF VALUE	21,370
TOTAL LAND VALUE - MARKET	112,860
TOTAL MARKET VALUE	80,450
SOH/AGL Deduction	23,706
ASSESSED VALUE	56,744
TOTAL EXEMPTION VALUE	HX HB 31,744
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	179,717
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	179,717

PRMT:2:1: 14X68 1994

PRMT:1:1: UTILITY POLE

SALE:1:1: 10.26 ACRES NOT CONSISTENT W/ AREA SALES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20727	ADDN SFR	76	05/20/2003
8053	M H	125	02/09/1994
6924	PUMP/UTPOL	25	03/09/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0765/1841	8/28/1992	WD	U	V	12	32,000
GRANTOR: WILLARD ROSS						
GRANTEE: CAROL ANNE HUNT						
0640/0433	12/21/1987	AD	Q	V		25,000
GRANTOR: COX TIM & DENNIS						
GRANTEE: ROSS WILLARD P ETAL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 UOP= N8 W12 S8 E12$ W20 S14 BAS= S10 E32 N10 W32$ E32 FSP= S10 E1 S4 E35 N14 W36$ E36 UCP= S14 E30 N28 W30 S14$ N14$.

LAND DESCRIPTION

TOTAL OB/XF 21,370

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0102	C	SFR/MH	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.26	AC		1.00	1.00	1.00	280.00	280.00	2,593							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.26	AC		1.00	1.00	1.00	11,000.00	11,000.00	101,860							

REVIEW DATE 12/13/2017 BY DF Total Acres: 10.26 Total Land Value: 13,593 Market: 101,860 Agricultural: 2,593 Common: 11,000 PRINTED 11/17/2026 BY SYS